



# REGIONAL PLANNING COMMISSION

**MEMBERS**  
William Weber, Chair  
Kendall Mattina, Vice-chair  
Scott Barnes  
Todd Brabbin  
Tom Lean  
Christy Magers  
Jim Newberg  
Dennis Romeo  
Dian VanderWell  
Rosanna Coombes, Interim Director

**AGENDA**  
**Regional Planning Commission (RPC)**  
**Regular Meeting**  
**November 14, 2007, 6:30 p.m.**  
**Washoe County Commission Chambers**  
**1001 East Ninth Street, Reno, Nevada**

**NOTES:**

1. The announcement of this meeting is posted at Truckee Meadows Regional Planning Agency, Reno City Hall, Sparks City Hall, the Washoe County Administrative Building and at [www.tmrpa.org](http://www.tmrpa.org).
2. In accordance with NRS 241.020, this agenda closes three working days prior to the meeting. We are pleased to make reasonable accommodations for persons who are disabled and wish to attend meetings. If you require special arrangements for the meeting, please call 321-8385 before the meeting date.
3. The following items may not be addressed in this order. Arrive at the meeting at the posted start time to hear item(s) of interest.
4. Asterisks (\*) denote non-action items.
5. Public comment is limited to three minutes. The RPC may further limit public comment to a period of time less than 3 minutes. In the event that the RPC further limits public comment to a period of less than three minutes, then it will be done by affirmative action of the RPC. The public is encouraged to provide information on issues not on the posted agenda during the Public Comment period. The public may sign up to speak during the public comment period or on a specific agenda item by completing a "Request to Speak" card and handing it to the clerk.

1. Roll Call
2. Approval of the Agenda
3. Public Comment
4. Approval of Minutes
  - A. August 22, 2007 (pg. 1-8)
  - B. September 12, 2007 (pg. 9-16)
  - C. October 24, 2007 (pg. 17-22)
5. Consent Agenda
  - A. PUBLIC HEARING – Regional Plan Conformance Review – Reno Master Plan amendment, Stonefield Industrial (CR07-032) – to amend the City of Reno Master Plan changing the land use from Mixed Residential (3-21 units per acre) to Industrial on ±48.9 acres located ±1,200 feet to the northeast of the intersection of Sage Pointe Court and Lear Blvd., and more specifically at the eastern terminus of Lear Blvd (pg. 23-36)
  - B. PUBLIC HEARING – Regional Plan Conformance Review – Washoe County Comprehensive Plan amendment, Falcon Ridge (CR07-033) – to amend the Sun Valley Area Plan, an element of the Washoe County Comprehensive Plan, changing the land use from High Density Suburban to Specific Plan on ± 25.6 acres generally located north of El Rancho Drive, approximately ¼ mile from Sun Valley Blvd (pg. 37-50)

6. Business of the day
  - A. PUBLIC HEARING - Reconsideration and possible adoption of RPC resolution 07-31 recommending adoption of a proposed amendment to the 2007 Truckee Meadows Regional Plan, to revise the boundaries of the Truckee Meadows Service Areas (TMSA) based on an application resubmitted by Dolan Properties LLC (TMSA 06-011) (pg. 51-88)
  - B. Consideration and possible adoption of advance schedule of RPC meeting dates for calendar year 2008 (pg. 89-98)
7. Director, Member, and Legal Counsel Information Items
  - A. Director's reports:
    1. Status report on submission of master plans, facilities plans, and other similar plans for conformance review pursuant to the adoption of the 2007 Truckee Meadows Regional Plan (pg. 99-100)
    2. Report on actions and agendas of the Regional Planning Governing Board\* (pg. 101-102)
  - B. Legal counsel's report
8. Requests for and possible action on future agenda items
  - A. Review of tentative calendar of agenda items (pg. 103)
9. Written correspondence\*
10. Adjournment